



FOR ASSISTANCE IN COMPLETING THIS FORM CONTACT

Economy and Environment
Planning Service
Number One Riverside
Smith St
Rochdale
OL16 1XU

Phone : 01706 924305

EMAIL : development.control@rochdale.gov.uk

WEB : www.rochdale.gov.uk

Application for a Non-Material Amendment Following a Grant of Planning Permission

Town and Country Planning Act 1990 (as amended)

Publication of applications on planning authority websites

Please note that the information provided on this application form and in supporting documents may be published on the Authority's website. If you require any further clarification, please contact the Authority's planning department.

Site Location

Disclaimer: We can only make recommendations based on the answers given in the questions.

If you cannot provide a postcode, the description of site location must be completed. Please provide the most accurate site description you can, to help locate the site - for example "field to the North of the Post Office".

Number

Suffix

Property Name

Grove Lodge

Address Line 1

Various Locations Within Littleborough

Address Line 2

Address Line 3

Ealees Brook

Town/city

Littleborough

Postcode

Description of site location must be completed if postcode is not known:

Easting (x)

394535

Northing (y)

417891

Description

Various Locations Within Littleborough Between Grid References SD94591799 At Grove Lodge And SD93991632 At Ealees Brook.

Applicant Details

Name/Company

Title

Mr

First name

Alan

Surname

Reid

Company Name

Environment Agency

Address

Address line 1

Richard Fairclough House

Address line 2

Knutsford Rd

Address line 3

Warrington

Town/City

Warrington

County

Country

Postcode

WA4 1HT

Are you an agent acting on behalf of the applicant?

☒ Yes

☐ No

Applicant Contact Details

Primary number

Secondary number

Fax number

Email address

Agent Details

Name/Company

Title

First name

Surname

Company Name

Address

Address line 1

Address line 2

Address line 3

Town/City

County

Country

Postcode

CH4 0DH

Contact Details

Primary number

***** REDACTED *****

Secondary number

Fax number

Email address

***** REDACTED *****

Eligibility

Does the applicant have an interest in the part of the land to which this amendment relates?

- ☒ Yes
☐ No

If the applicant is not the sole owner, has notification under Article 10 of the Town and Country Planning (Development Management Procedure) (England) Order 2015 (as amended) been given?

- ☒ Yes
☐ No
☐ Not applicable

Name of person notified:

***** REDACTED *****

House name:

Number:

Suffix:

Address line 1:

Network Rail Infrastructure Limited

Address Line 2:

Waterloo General Office

Town/City:

London

Postcode:

SE1 8SW

Date notice served:

06/05/2026

Name of person notified:

***** REDACTED *****

House name:

Bank House

Number:

8

Suffix:

Address line 1:

Chapel Street

Address Line 2:

Shaw

Town/City:

Oldham

Postcode:

OL2 8AJ

Date notice served:

06/05/2026

Name of person notified:

***** REDACTED *****

House name:

Number:

Suffix:

Address line 1:

Unregistered 2 – Land lying east of Todmorden Road around Grove Lodge

Address Line 2:

Site Notice Placed at Site Entrance

Town/City:

Postcode:

Date notice served:

06/05/2026

Description of Your Proposal

Please provide the description of the approved development as shown on the decision letter

Rochdale and Littleborough Flood Risk Management Scheme Phase 1B: Littleborough, comprising: Grove Lodge: flood defence wall along railway embankment, bank lowering and footpath improvements; Reddyshore Brow - bank reinforcement and erosion control works to private gardens, waterproofing to private houses; , River Roch and Greenvale Brook Diversions including overspill channel for Greenvale Brook and off-take structure; Gale West: demolition of sheds, workshops and dry stone walls, construction of earth embankments and sheet pile wall to form flood water impounding structure, flow control structure, maintenance track and access track, installation of CCTV, telemetry kiosk, railings and gates, reinstatement of access ramp; Gale East: earth embankment and diversion structure to create flood water impounding structure to control flows through orifice and weir, maintenance access track, installation of CCTV, telemetry kiosk, railings; Centre Vale and Greenvale Business Park: reinforced earth flood defence embankments, demolition of existing brick clad walls on east bank of river, sheet piled flood defences within Greenvale Business Park, grassed access track, sheet piled headwall and flap valve with access steps, services trough structure, railings, raising of existing kerb to river access ramp; Ealees Brook: walls along south side of channel; and site wide habitat creation and landscape reinstatement works.

Reference number

22/00485/FUL

Date of decision

22/07/2022

What was the original application type?

Full planning permission

For the purpose of calculating fees, which of the following best describes the original development type?

- ☐ **Householder development:** Development to an existing dwelling-house or development within its curtilage
- ☒ **Other:** Anything not covered by the above category

Non-Material Amendment(s) Sought

Please describe the non-material amendment(s) you are seeking to make

Non material amendment to condition 2 attached to planning permission ref 22/00485/FUL.

Please state why you wish to make this amendment

This application seeks to amend the agreed plans for the additional removal of trees.

Are you intending to substitute amended plans or drawings?

- ☒ Yes
- ☐ No

If yes, please complete the following details

Old plan/drawing numbers

IMNW000100-JAC-ZZ-4B0-DR-PL-0150	Tree Removals, Retention and Protection Plan Sheet 1 of 6 Grove Lodge
IMNW000100-JAC-ZZ-4B0-DR-PL-0151	Tree Removals, Retention and Protection Plan Sheet 2 of 6 Gale East North
IMNW000100-JAC-ZZ-4B0-DR-PL-0154	Tree Removals, Retention and Protection Plan Sheet 4 of 6 Gale West South
IMNW000100-JAC-ZZ-4B0-DR-PL-0155	Tree Removals, Retention and Protection Plan Sheet 5 of 6 GVBP
IMNW000100-JAC-ZZ-4B0-DR-PL-0156	Tree Removals, Retention and Protection Plan Sheet 6 of 6 Ealees Brook

IMNW000100-JAC-ZZ-4B0-DR-PL-0150-Rev C04 Tree Removals, Retention and Protection Plan Sheet 1 of 6 Grove Lodge
IMNW000100-JAC-ZZ-4B0-DR-PL-0151 Rev C03 Tree Removals, Retention and Protection Plan Sheet 2 of 6 Gale East North
IMNW000100-JAC-ZZ-4B0-DR-PL-0154 Rev C03 Tree Removals, Retention and Protection Plan Sheet 4 of 6 Gale West South
IMNW000100-JAC-ZZ-4B0-DR-PL-0155 Rev C03 Tree Removals, Retention and Protection Plan Sheet 5 of 6 GVBP
IMNW000100-JAC-ZZ-4B0-DR-PL-0156 Rev C02 Tree Removals, Retention and Protection Plan Sheet 6 of 6 Ealees Brook

Site Visit

Can the site be seen from a public road, public footpath, bridleway or other public land?

- ☒ Yes
☐ No

If the planning authority needs to make an appointment to carry out a site visit, whom should they contact?

- ☒ The agent
☐ The applicant
☐ Other person

Pre-application Advice

Has assistance or prior advice been sought from the local authority about this application?

- ☒ Yes
☐ No

If Yes, please complete the following information about the advice you were given (this will help the authority to deal with this application more efficiently):

Officer name:

Title

***** REDACTED *****

First Name

***** REDACTED *****

Surname

***** REDACTED *****

Reference

Date (must be pre-application submission)

25/03/2026

Details of the pre-application advice received

Informal dialogue regarding NMA approach and scope of submission.

Authority Employee/Member

With respect to the Authority, is the applicant and/or agent one of the following:

- (a) a member of staff
- (b) an elected member
- (c) related to a member of staff
- (d) related to an elected member

It is an important principle of decision-making that the process is open and transparent.

For the purposes of this question, "related to" means related, by birth or otherwise, closely enough that a fair-minded and informed observer, having considered the facts, would conclude that there was bias on the part of the decision-maker in the Local Planning Authority.

Do any of the above statements apply?

- ☐ Yes
- ☒ No

Declaration

I/We hereby apply for Non-Material Amendment as described in the questions answered, details provided, and the accompanying plans/drawings and additional information.

I/We confirm that, to the best of my/our knowledge, any facts stated are true and accurate and any opinions given are the genuine opinions of the person(s) giving them.

I/We also accept that, in accordance with the Planning Portal's terms and conditions:

- Once submitted, this information will be made available to the Local Planning Authority and, once validated by them, be published as part of a public register and on the authority's website;
- Our system will automatically generate and send you emails in regard to the submission of this application.

☒ I / We agree to the outlined declaration

Signed

Ben Walton

Date

06/05/2026